

United States Bankruptcy Court for the:

Southern District of Texas

Case number (*If known*): _____ Chapter 11 Check if this is an amended filing

Official Form 201

Voluntary Petition for Non-Individuals Filing for Bankruptcy

04/25

If more space is needed, attach a separate sheet to this form. On the top of any additional pages, write the debtor's name and the case number (if known). For more information, a separate document, *Instructions for Bankruptcy Forms for Non-Individuals*, is available.

1. Debtor's name	5801 Patton Street, LLC		
2. All other names debtor used in the last 8 years			
Include any assumed names, trade names, and <i>doing business as</i> names			
3. Debtor's federal Employer Identification Number (EIN)	88-3152280		
4. Debtor's address	Principal place of business	Mailing address, if different from principal place of business	
	23901 Calabasas Rd., Suite 1068		
	Number Street		
	Calabasas CA 91302		
	City State ZIP Code		
	Los Angeles County		
	County		
		P.O. Box	
		City	State ZIP Code
		Location of principal assets, if different from principal place of business	
		5801 Patton Street	
		Number Street	
		Corpus Christi TX 78414	
		City	State ZIP Code
5. Debtor's website (URL)			
6. Type of debtor	<input checked="" type="checkbox"/> Corporation (including Limited Liability Company (LLC) and Limited Liability Partnership (LLP)) <input type="checkbox"/> Partnership (excluding LLP) <input type="checkbox"/> Other. Specify: _____		

Debtor 5801 Patton Street, LLC
Name _____

Case number (if known) _____

7. Describe debtor's business*A. Check one:*

- Health Care Business (as defined in 11 U.S.C. § 101(27A))
 Single Asset Real Estate (as defined in 11 U.S.C. § 101(51B))
 Railroad (as defined in 11 U.S.C. § 101(44))
 Stockbroker (as defined in 11 U.S.C. § 101(53A))
 Commodity Broker (as defined in 11 U.S.C. § 101(6))
 Clearing Bank (as defined in 11 U.S.C. § 781(3))
 None of the above

B. Check all that apply:

- Tax-exempt entity (as described in 26 U.S.C. § 501)
 Investment company, including hedge fund or pooled investment vehicle (as defined in 15 U.S.C. § 80a-3)
 Investment advisor (as defined in 15 U.S.C. § 80b-2(a)(11))

*C. NAICS (North American Industry Classification System) 4-digit code that best describes debtor.
See <http://www.naics.com/search/>.*5311**8. Under which chapter of the Bankruptcy Code is the debtor filing?***Check one:*

- Chapter 7
 Chapter 9
 Chapter 11. *Check all that apply:*

- Debtor's aggregate noncontingent liquidated debts (excluding debts owed to insiders or affiliates) are less than \$3,424,000 (amount subject to adjustment on 4/01/28 and every 3 years after that).
 The debtor is a small business debtor as defined in 11 U.S.C. § 101(51D). If the debtor is a small business debtor, attach the most recent balance sheet, statement of operations, cash-flow statement, and federal income tax return or if all of these documents do not exist, follow the procedure in 11 U.S.C. § 1116(1)(B).
 The debtor is a small business debtor as defined in 11 U.S.C. § 101(51D), and it chooses to proceed under Subchapter V of Chapter 11.
 A plan is being filed with this petition.
 Acceptances of the plan were solicited prepetition from one or more classes of creditors, in accordance with 11 U.S.C. § 1126(b).
 The debtor is required to file periodic reports (for example, 10K and 10Q) with the Securities and Exchange Commission according to § 13 or 15(d) of the Securities Exchange Act of 1934. File the *Attachment to Voluntary Petition for Non-Individuals Filing for Bankruptcy under Chapter 11* (Official Form 201A) with this form.
 The debtor is a shell company as defined in the Securities Exchange Act of 1934 Rule 12b-2.

- Chapter 12

9. Were prior bankruptcy cases filed by or against the debtor within the last 8 years?

- No

Yes. District _____ When _____ Case number _____ MM / DD / YYYY

If more than 2 cases, attach a separate list.

District _____ When _____ Case number _____ MM / DD / YYYY

10. Are any bankruptcy cases pending or being filed by a business partner or an affiliate of the debtor?

- No

Yes. Debtor _____ Relationship _____

District _____ When _____ MM / DD / YYYY

List all cases. If more than 1, attach a separate list.

Case number, if known _____

Debtor 5801 Patton Street, LLC
Name _____

Case number (if known) _____

11. Why is the case filed in this district?	<i>Check all that apply:</i> <ul style="list-style-type: none"> <input type="checkbox"/> Debtor has had its domicile, principal place of business, or principal assets in this district for 180 days immediately preceding the date of this petition or for a longer part of such 180 days than in any other district. <input type="checkbox"/> A bankruptcy case concerning debtor's affiliate, general partner, or partnership is pending in this district. 												
12. Does the debtor own or have possession of any real property or personal property that needs immediate attention?													
<p><input checked="" type="checkbox"/> No</p> <p><input type="checkbox"/> Yes. Answer below for each property that needs immediate attention. Attach additional sheets if needed.</p>													
<p>Why does the property need immediate attention? (Check all that apply.)</p> <ul style="list-style-type: none"> <input type="checkbox"/> It poses or is alleged to pose a threat of imminent and identifiable hazard to public health or safety. What is the hazard? _____ <input type="checkbox"/> It needs to be physically secured or protected from the weather. <input type="checkbox"/> It includes perishable goods or assets that could quickly deteriorate or lose value without attention (for example, livestock, seasonal goods, meat, dairy, produce, or securities-related assets or other options). <input type="checkbox"/> Other _____ 													
<p>Where is the property? _____</p> <p>Number _____ Street _____</p> <p>City _____ State _____ ZIP Code _____</p>													
<p>Is the property insured?</p> <ul style="list-style-type: none"> <input type="checkbox"/> No <input type="checkbox"/> Yes. Insurance agency _____ <p>Contact name _____</p> <p>Phone _____</p>													
<p>Statistical and administrative information</p>													
13. Debtor's estimation of available funds													
<p><i>Check one:</i></p> <ul style="list-style-type: none"> <input checked="" type="checkbox"/> Funds will be available for distribution to unsecured creditors. <input type="checkbox"/> After any administrative expenses are paid, no funds will be available for distribution to unsecured creditors. 													
14. Estimated number of creditors													
<table border="0" style="width: 100%;"> <tr> <td style="width: 33%;"><input checked="" type="checkbox"/> 1-49</td> <td style="width: 33%;"><input type="checkbox"/> 1,000-5,000</td> <td style="width: 33%;"><input type="checkbox"/> 25,001-50,000</td> </tr> <tr> <td><input type="checkbox"/> 50-99</td> <td><input type="checkbox"/> 5,001-10,000</td> <td><input type="checkbox"/> 50,001-100,000</td> </tr> <tr> <td><input type="checkbox"/> 100-199</td> <td><input type="checkbox"/> 10,001-25,000</td> <td><input type="checkbox"/> More than 100,000</td> </tr> <tr> <td><input type="checkbox"/> 200-999</td> <td></td> <td></td> </tr> </table>		<input checked="" type="checkbox"/> 1-49	<input type="checkbox"/> 1,000-5,000	<input type="checkbox"/> 25,001-50,000	<input type="checkbox"/> 50-99	<input type="checkbox"/> 5,001-10,000	<input type="checkbox"/> 50,001-100,000	<input type="checkbox"/> 100-199	<input type="checkbox"/> 10,001-25,000	<input type="checkbox"/> More than 100,000	<input type="checkbox"/> 200-999		
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15. Estimated assets													
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Debtor	5801 Patton Street, LLC Name			Case number (if known)												
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Request for Relief, Declaration, and Signatures

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

17. Declaration and signature of authorized representative of debtor

The debtor requests relief in accordance with the chapter of title 11, United States Code, specified in this petition.

I have been authorized to file this petition on behalf of the debtor.

I have examined the information in this petition and have a reasonable belief that the information is true and correct.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on 07/01/2025
MM / DD / YYYY

Signed by:


Cole Moscatel

2009E8F6A06M06
Signature of authorized representative of debtor

Cole Moscatel

Printed name

Title Manager

18. Signature of attorney


William Haddock
828C2B08022C435...
Signature of attorney for debtor

Date

07/01/2025

MM / DD / YYYY

William Haddock

Printed name

Pendergraft & Simon LLP

Firm name

2777 Allen Parkway Suite 800

Number 2777 Street

Houston

City

713-528-8555

Contact phone

TX

State

77019

ZIP Code

whaddock@pendergraftsimon.com

Email address

00793875

Bar number

TX

State

United States Bankruptcy Court
Southern District of Texas

In re: 5801 Patton Street, LLC

Case No.

Chapter 11

Debtor(s)

Verification of Creditor Matrix

The above-named Debtor(s) hereby verify that the attached list of creditors is true and correct to the best of their knowledge.

Date: 07/01/2025

Signed by:

Cole Moscatel

2009F8E6A068406

Signature of Individual signing on behalf of debtor

MEMBER

Position or relationship to debtor

B & R Properties, Ltd
5409 Witemarsh Drive
Corpus Christi, TX 78413

Internal Revenue Service
Centralized Insolvency Operation
PO Box 7346
Philadelphia, PA 19101-7346

Nueces County Tax Assessor
PO Box 2810
Corpus Christi, TX 78403-2810

Stewart N. Rice
Wood, Boykin & Wolter PC
555 N. Carancahua, Suite 1510
Corpus Christi, TX 78401-0855